

Balance Sheet

Period 12/31/2015

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Star Canyon Condominium Assn.

		Operating	Reserve	Total
Assets				
<u>Cash</u>				
1001	Operating- Alliance Cash	44,530.33		44,530.33
<u>Total Cash</u>		<u>44,530.33</u>		<u>44,530.33</u>
<u>Reserve</u>				
1110	Reserve/Dain/MM		182,215.82	182,215.82
1115	Reserve/ Alliance		8,241.71	8,241.71
1209	Res/CD/FNMA 4/25/43 3.%		14,440.27	14,440.27
1210	Res/CD/Ginnie Mae 8/20/41 3.%		15,931.82	15,931.82
1212	Res/CD/FNR 10/1/44 3.%		4,014.50	4,014.50
1213	Res/CD/ FNMA 12/25/41 3.%		13,321.02	13,321.02
1214	Res/CD/Goldman Sachs 9/26/16 .7%		40,000.00	40,000.00
1215	Res/CD/India NY 3/23/16		40,000.00	40,000.00
1216	Res/CD/JPMorgan 11/6/17 1.15%		29,133.00	29,133.00
1217	Res/CD/FNMA 5/25/45 3.%		14,986.68	14,986.68
<u>Total Reserve</u>			<u>362,284.82</u>	<u>362,284.82</u>
<u>Accounts Receivable</u>				
1400	Members Receivable	540.00		540.00
<u>Total Accounts Receivable</u>		<u>540.00</u>		<u>540.00</u>
<u>Other Assets</u>				
1530	Accrued Interest Receivable		353.70	353.70
1800	Prepaid Insurance	4,064.12		4,064.12
<u>Total Other Assets</u>		<u>4,064.12</u>	<u>353.70</u>	<u>4,417.82</u>
<u>Total Assets</u>		<u>49,134.45</u>	<u>362,638.52</u>	<u>411,772.97</u>
Liabilities & Equity				
<u>Current Liabilities</u>				
2000	Accounts Payable	25,159.86		25,159.86
2050	Dues Paid in Advance	6,240.00		6,240.00
2100	Comcast Contract		3,600.00	3,600.00
<u>Total Current Liabilities</u>		<u>31,399.86</u>	<u>3,600.00</u>	<u>34,999.86</u>
<u>Equity</u>				
3300	Restricted Reserves		370,304.25	370,304.25
3900	Retained Earnings	27,620.57		27,620.57
	Net Income	(9,885.98)	(11,265.73)	(21,151.71)
<u>Total Equity</u>		<u>17,734.59</u>	<u>359,038.52</u>	<u>376,773.11</u>
<u>Total Liabilities & Equity</u>		<u>49,134.45</u>	<u>362,638.52</u>	<u>411,772.97</u>

Star Canyon Condominium Assn.
Statement of Revenues and Expenses

Period 12/1/2015 to 12/31/2015 11:59:00 PM

	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
Income									
<u>Income</u>									
4000 Member Fees	17,280.00	17,280.00	0.00	0.00%	207,360.00	207,360.00	0.00	0.00%	207,360.00
4100 Late Fees	0.00	25.00	(25.00)	100.00%	385.00	300.00	85.00	-28.33%	300.00
4150 Legal Income	0.00	500.00	(500.00)	100.00%	740.00	500.00	240.00	-48.00%	500.00
4200 Special Charges	150.00	3.00	147.00	-4900.00%	443.68	25.00	418.68	-1674.72%	25.00
4300 Additional Working Capital	0.00	120.00	(120.00)	100.00%	1,040.00	900.00	140.00	-15.56%	900.00
4400 Operating Interest	3.58	(3.00)	6.58	219.33%	21.18	30.00	(8.82)	29.40%	30.00
4810 Master Water Reimb.	0.00	0.00	0.00	0.00%	67.25	2,000.00	(1,932.75)	96.64%	2,000.00
TOTAL Income	17,433.58	17,925.00	(491.42)	2.74%	210,057.11	211,115.00	(1,057.89)	0.50%	211,115.00
TOTAL Income	17,433.58	17,925.00	(491.42)	2.74%	210,057.11	211,115.00	(1,057.89)	0.50%	211,115.00
Expense									
<u>Administrative</u>									
6140 Supplies/ Copies/ Postage	69.75	56.00	(13.75)	-24.55%	497.95	650.00	152.05	23.39%	650.00
6160 Other Administrative	22.00	87.00	65.00	74.71%	836.28	1,000.00	163.72	16.37%	1,000.00
6220 Activities	0.00	50.00	50.00	100.00%	0.00	350.00	350.00	100.00%	350.00
TOTAL Administrative	91.75	193.00	101.25	52.46%	1,334.23	2,000.00	665.77	33.29%	2,000.00
<u>Insurance</u>									
6810 D&O Insurance	172.38	104.00	(68.38)	-65.75%	1,258.18	1,303.00	44.82	3.44%	1,303.00
6820 Hazard Insurance Premium	14,452.78	2,573.00	(11,879.78)	-461.71%	40,690.22	30,887.00	(9,803.22)	-31.74%	30,887.00
6840 Umbrella Insurance	261.80	124.00	(137.80)	-111.13%	1,520.10	1,510.00	(10.10)	-0.67%	1,510.00
6850 Workman's Compensation	417.00	0.00	(417.00)	0.00%	417.00	0.00	(417.00)	0.00%	0.00
TOTAL Insurance	15,303.96	2,801.00	(12,502.96)	-446.37%	43,885.50	33,700.00	(10,185.50)	-30.22%	33,700.00
<u>Landscaping</u>									
6410 Landscape Contract	1,100.75	1,100.00	(0.75)	-0.07%	13,716.00	13,200.00	(516.00)	-3.91%	13,200.00
6420 Landscape Other	0.00	237.00	237.00	100.00%	1,899.50	2,800.00	900.50	32.16%	2,800.00
6430 Shrub/ Tree Care	0.00	125.00	125.00	100.00%	2,831.80	1,500.00	(1,331.80)	-88.79%	1,500.00
6440 Snow Removal	4,036.27	3,400.00	(636.27)	-18.71%	12,775.12	11,500.00	(1,275.12)	-11.09%	11,500.00
6450 Sprinkler Repairs	0.00	0.00	0.00	0.00%	3,711.90	4,000.00	288.10	7.20%	4,000.00
6451 Backflow Testing	0.00	0.00	0.00	0.00%	920.00	700.00	(220.00)	-31.43%	700.00
6470 Shared Waterfall Repairs	0.00	0.00	0.00	0.00%	4,740.47	1,500.00	(3,240.47)	-216.03%	1,500.00
6485 Insect/ Spraying	0.00	0.00	0.00	0.00%	0.00	500.00	500.00	100.00%	500.00

Star Canyon Condominium Assn.
Statement of Revenues and Expenses

Period 12/1/2015 to 12/31/2015 11:59:00 PM

	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
TOTAL Landscaping	5,137.02	4,862.00	(275.02)	-5.66%	40,594.79	35,700.00	(4,894.79)	-13.71%	35,700.00
<u>Professional and Legal</u>									
6040 Management Fees	950.00	950.00	0.00	0.00%	11,400.00	11,400.00	0.00	0.00%	11,400.00
6060 Legal Expense	0.00	500.00	500.00	100.00%	895.00	500.00	(395.00)	-79.00%	500.00
6065 Legal Other	0.00	0.00	0.00	0.00%	620.00	0.00	(620.00)	0.00%	0.00
6080 Audit Fee/ Tax Prep	0.00	0.00	0.00	0.00%	754.00	300.00	(454.00)	-151.33%	300.00
6090 Income Taxes	0.00	0.00	0.00	0.00%	913.00	500.00	(413.00)	-82.60%	500.00
TOTAL Professional and Legal	950.00	1,450.00	500.00	34.48%	14,582.00	12,700.00	(1,882.00)	-14.82%	12,700.00
<u>Repairs and Maintenance</u>									
6310 General Building Repairs	0.00	125.00	125.00	100.00%	288.00	1,500.00	1,212.00	80.80%	1,500.00
6311 Interior Building Repairs	0.00	250.00	250.00	100.00%	0.00	500.00	500.00	100.00%	500.00
6320 Fence/ Common Lighting	0.00	0.00	0.00	0.00%	0.00	300.00	300.00	100.00%	300.00
6335 Concrete/ Asphalt	0.00	0.00	0.00	0.00%	0.00	500.00	500.00	100.00%	500.00
6340 Roof Repairs	200.00	163.00	(37.00)	-22.70%	1,096.50	2,000.00	903.50	45.18%	2,000.00
6350 Gutter Repairs	0.00	112.00	112.00	100.00%	212.30	1,300.00	1,087.70	83.67%	1,300.00
6355 Exterminating/ Pest Control	0.00	0.00	0.00	0.00%	0.00	200.00	200.00	100.00%	200.00
6395 Alarm Monitoring & Repairs	0.00	38.00	38.00	100.00%	437.40	500.00	62.60	12.52%	500.00
6399 Backcharges	0.00	0.00	0.00	0.00%	(541.00)	0.00	541.00	0.00%	0.00
6499 Other Contracts/ Billing	0.00	100.00	100.00	100.00%	0.00	100.00	100.00	100.00%	100.00
TOTAL Repairs and Maintenance	200.00	788.00	588.00	74.62%	1,493.20	6,900.00	5,406.80	78.36%	6,900.00
<u>Reserve</u>									
8050 Transfer to Reserves	5,000.00	5,000.00	0.00	0.00%	60,000.00	60,000.00	0.00	0.00%	60,000.00
TOTAL Reserve	5,000.00	5,000.00	0.00	0.00%	60,000.00	60,000.00	0.00	0.00%	60,000.00
<u>Utilities</u>									
6710 Common Gas/ Electricity	696.71	538.00	(158.71)	-29.50%	6,126.24	6,500.00	373.76	5.75%	6,500.00
6720 Water	1,289.48	2,182.00	892.52	40.90%	25,847.87	26,250.00	402.13	1.53%	26,250.00
6730 Telephone	22.32	112.00	89.68	80.07%	1,343.57	1,300.00	(43.57)	-3.35%	1,300.00
6740 Sewer	5,959.08	0.00	(5,959.08)	0.00%	24,735.69	25,200.00	464.31	1.84%	25,200.00
TOTAL Utilities	7,967.59	2,832.00	(5,135.59)	-181.34%	58,053.37	59,250.00	1,196.63	2.02%	59,250.00
TOTAL Expense	34,650.32	17,926.00	(16,724.32)	-93.30%	219,943.09	210,250.00	(9,693.09)	-4.61%	210,250.00
Excess Revenue / Expense	(17,216.74)	(1.00)	(17,215.74)	0.00%	(9,885.98)	865.00	(10,750.98)	0.00%	865.00

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Period 12/1/2015 to 12/31/2015 11:59:00 PM

	Current Month Reserve				Year to Date Reserve				Annual
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Income									
<u>Reserve Income</u>									
9010 Reserve Income	5,000.00	5,000.00	0.00	0.00%	60,000.00	60,000.00	0.00	0.00%	60,000.00
9020 Interest	202.19	250.00	(47.81)	19.12%	3,717.61	3,000.00	717.61	-23.92%	3,000.00
9025 Prem/Disc/Handling Investments	0.00	0.00	0.00	0.00%	(6.00)	0.00	(6.00)	0.00%	0.00
TOTAL Reserve Income	5,202.19	5,250.00	(47.81)	0.91%	63,711.61	63,000.00	711.61	-1.13%	63,000.00
TOTAL Income	5,202.19	5,250.00	(47.81)	0.91%	63,711.61	63,000.00	711.61	-1.13%	63,000.00
Expense									
<u>Reserve Expenses</u>									
9105 Loss On Redemption	0.00	0.00	0.00	0.00%	3,987.34	800.00	(3,187.34)	-398.42%	800.00
9124 Stucco Repairs	0.00	0.00	0.00	0.00%	22,416.00	23,000.00	584.00	2.54%	23,000.00
9130 Asphalt/ Roads	0.00	0.00	0.00	0.00%	26,237.00	800.00	(25,437.00)	-3179.63%	800.00
9135 Concrete	0.00	0.00	0.00	0.00%	2,500.00	24,000.00	21,500.00	89.58%	24,000.00
9150 Painting	0.00	0.00	0.00	0.00%	15,325.00	16,000.00	675.00	4.22%	16,000.00
9167 Waterfall	0.00	0.00	0.00	0.00%	0.00	2,000.00	2,000.00	100.00%	2,000.00
9170 Landscaping	0.00	0.00	0.00	0.00%	4,512.00	5,000.00	488.00	9.76%	5,000.00
9186 Irrigation	0.00	0.00	0.00	0.00%	0.00	1,000.00	1,000.00	100.00%	1,000.00
TOTAL Reserve Expenses	0.00	0.00	0.00	0.00%	74,977.34	72,600.00	(2,377.34)	-3.27%	72,600.00
TOTAL Expense	0.00	0.00	0.00	0.00%	74,977.34	72,600.00	(2,377.34)	-3.27%	72,600.00
Excess Revenue / Expense	5,202.19	5,250.00	(47.81)	0.91%	(11,265.73)	(9,600.00)	(1,665.73)	-17.35%	(9,600.00)